



# TOWN OF WELLS

208 Sanford Road  
Wells, Maine 04090

Offices of the  
Town Manager and  
Board of Selectmen

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## AGENDA SELECTMEN'S MEETING Tuesday, February 7, 2017

**5:00 PM: Workshop: Insurance Bid Discussion.**

**5:30 PM: Workshop: Dangerous Building.**

**6:00 PM: Workshop to Discuss Military Exemption on Vehicle Excise Tax for Active Duty Military Personnel.**

**6:15 PM: Workshop on the Purchase of the Replacement Fire Truck Tanker.**

**6:30 PM: Workshop: EMA Hazardous Mitigation Plan Update**

**6:40 PM: Workshop: Finalize Town Report Dedication**

**7:00 p.m. – SELECTMEN'S MEETING**

**Chairman's Update:**

**Committee Liaison Updates:**

### **MUNICIPAL OFFICERS BUSINESS / PUBLIC HEARINGS**

1. Public Hearing to Amend Chapter 124 (Harbor) regarding Public and Private Mooring Area changes and General Editing of the Harbor Ordinance as supported by the Harbor Advisory Committee.
2. Public Hearing on the proposed adjustments to the 2017 Harbor Fees.
3. Public Hearing on accepting the proposed 2017 Beach Parking Pass Policy.
4. Public hearing regarding a moratorium on the construction of new commercial buildings which do not meet the requirements of § 145-24.g.(4) of the ordinances of the Town of Wells along the Route One corridor north of Route 109.

5. Brian Marraffa, dba: B At Your Disposal, 20 Pierce Avenue, Sanford, application for a Solid Waste Disposal License. (N)
6. Robert D. Callioras, dba: Litchfields Bar and Grill, 2135 Post Road, application for a full-time Malt, Vinous & Spirituous Liquor License. (R)
7. Robert D. Callioras, dba: Litchfields Bar and Grill, 2135 Post Road, application for a Special Entertainment Permit. (R)
8. Richard Varano, dba: Billy's Chowder House, 216 Mile Road, Wells, application for a Special Entertainment Permit for one day on March 17, 2017. (N)
9. Good News
10. Open to the Public (10 minutes)

### **CURRENT AGENDA ITEMS**

1. Review and action on Accounts Payable and Payroll Warrants.
2. Update, discussion and action on Committees, Projects, Issues, Purchases and Personnel:
  - a) Discussion and action to set a public hearing to review the annual Lodging Licenses.
  - b) Discussion and action on the Dangerous Building at 434 Littlefield Road.
  - c) Discussion and action on granting permission for the third annual Boy Scout Troop 320 Polar Plunge at Wells Beach on March 4, 2017 at 11AM. The Scout leader Jed Cobb contacted the Town Manager and requested permission to hold the Polar Plunge which will be the third year for the event on Saturday March 4, 2017 at 11 AM. He has requested the Public Safety Departments be on hand.
  - d) Discussion and action to schedule a public hearing on February 21, 2017 at 7:00 p.m. to review the Spring Thaw Road Policy for posted roads.
  - e) Discussion and action on authorizing the purchase of the new Tanker Fire Truck for the Fire Department.
  - f) Discussion and action on accepting and signing the Wells 2017 EMA Hazardous Mitigation Plan Update.
  - g) Discussion and action on authorizing the Tax Collector to accept prepayment of taxes not yet committed for FY'18.
  - h) Discussion and action on scheduling a Public Hearing on a proposed ordinance amendment to Chapter C (Charter), Section 8.02, regarding an excise tax exemption for active duty Military Personnel deployed for duty as defined in Maine Revised Statutes Title 37-B, Section 102.

- i) Discussion and action on accepting a Speed Enforcement Grant from the Bureau of Highway Safety to the Wells Police Department for \$8,429.46.
- j) Discussion and action on approving a request from the National MS Society for the Bike MS Great Maine Getaway fundraiser bicycle tour through the Town of Wells on August 12 and 13, 2017.
- k) Discussion and action to approve a Tax Abatement.
- l) Discussion and action on Updates, Personnel and Committee Assignments, Resignations and Issues.
- m) Discussion and action on approving minutes of January 17, 2017 Selectmen's meetings (5 mins.).

## **NEW BUSINESS**

- 1. Open to the Public (10 minutes)
- 2. Town Manager's Report: 1) Town of Alfred Request, 2) Preliminary 2015 Tax Foreclosures List
- 3. Adjournment

**Executive Session – Discussion on Economic Development in providing Tax Incremental Funding (TIF) for a Business Development 1 M.R.S.A. § 405(6)(C) - Discussion on a company's request for Tax Incremental Funding consideration.**